75 GREEN FARM GARDENS, PORTSMOUTH, PO3 5QN



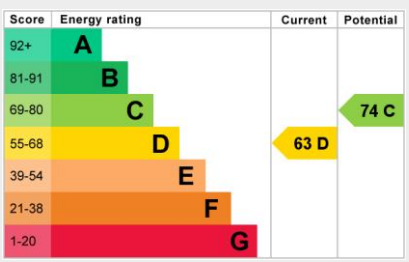
£195,000 Leasehold

ALLOCATED PARKING! Jeffries & Dibbens are pleased to bring to the market this one bedroom, ground floor flat located in Green Farm Gardens, Hilsea. The accommodation on offer comprises two reception rooms, an 8ft fitted kitchen, a fitted bathroom, plus a 12ft bedroom. Additional benefits include double glazing, electric heating and a private entrance. The property also boasts a 31ft x 29ft south facing rear garden with side pedestrian access and a brick built shed with power & light, plus an allocated parking space for one vehicle. Contact our Portsmouth branch to arrange your viewing, open late! 02392 661 662









OBSCURE PVC DOUBLE GLAZED FRONT DOOR TO:

INNER PORCH
Cupboard housing fuse board, laminate wood flooring, door to:

RECEPTION ROOM TWO
9' 4" x 8' 8" (2.84m x 2.64m)
PVC double glazed window to front aspect, electric storage heater, laminate wood flooring, (previously bedroom two) opening up to:

HALLWAY
Cupboard housing hot water tank, built-in storage cupboard approx. 8' deep, laminate wood flooring, door to bathroom, door to bedroom one and reception room one.

BATHROOM
Obscure PVC double glazed window to side aspect, three piece bathroom suit comprising tile enclosed bath, close coupled WC, pedestal wash hand basin, electric stainless steel radiator, tiled to principle areas, laminate wood flooring.

BEDROOM
12' 1" x 9' 2" (3.68m x 2.79m)
PVC double glazed window to front aspect, electric wall heater, inset spotlighting, built-in wardrobe.

RECEPTION ROOM ONE
14' 3" x 11' (4.34m x 3.35m)
PVC double glazed window to rear aspect, PVC double glazed door to rear garden, electric storage heater, feature pebble effect electric fire with feature surround and hearth, laminate wood flooring, built-in storage cupboard and display unit, door to kitchen.

KITCHEN
8' 7" x 7' 9" (2.62m x 2.36m)
PVC double glazed window to rear aspect, range of wall and base units with roll-top work-surfaces with tiled splash-backs, one and a half coloured sink with drainer and mixer tap, fitted Halogen gas hob and extractor fan over, eye level electric oven, integrated fridge and freezer, dishwasher, plumbing for washing machine, laminate wood flooring.

OUTSIDE

REAR GARDEN
31' 7" x 29' 3" (9.63m x 8.92m)
South facing, laid to lawn and paving, flower and shrub borders, oriental stone borders, pedestrian access, outside tap, external power point, brick built shed.

BRICK BUILT SHED
10' 11" x 7' 8" (3.33m x 2.34m)
Power and lighting, double glazed window to rear and side aspect, potential to be used as an office/studio.

ALLOCATED PARKING SPACE
For one vehicle, numbered and located to the side of the property.

COUNCIL TAX
Band B





LEASE INFORMATION:

As of May 2026, the vendor has informed us that the lease details are as follows:-

Tenure: Leasehold

Landlord/Managing Agent: Roger Morgan

Balance of Lease: 84 Years

Ground Rent Charges: £50 per Annum

Maintenance/Service Charges: Split 50/50 as and when required

Building Insurance: 50% contribution

Confirmation of all charges relating to this property should be confirmed by your solicitor prior to any exchanging of contracts.

GROUND FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropix ©2026

OFFICE ADDRESS

112/114 London Road, Portsmouth,
Hampshire, PO2 0LZ

OFFICE DETAILS

023 9266 1662
portsmouth@jeffries.co.uk
www.jdea.co.uk

AGENTS' NOTE: All measurements shown are approximate and may have been taken with a sonic measure and therefore should be verified. No electrical, mechanical or gas appliances have been tested by a representative of this company. These particulars do not constitute any part of an offer or contract. None of the statements contained in these particulars are to be relied on as statements or representations of fact and any intending purchaser must satisfy himself by inspection or otherwise to the correctness of each of the statements contained in these particulars. The Vendor does not make or give, and neither Jeffries & Dibbens nor any person in their employment has any authority to make or give, any representation or warranty whatever in relation to this property. Jeffries & Dibbens Ltd. Registered in England No. 3185348 registered office: 196 Havant Road, Drayton, Portsmouth, PO6 2EH